MARYLAND HISTORICAL TRUST DETERMINATION OF ELIGIBILITY FORM

NR Eligible: yes

roperty Name: Schaeffer-Zimmerman House	Inventory Number: F-1-180
Address: 4407 Ballenger Creek Pike	Historic district: yes X no
City: Frederick Zip Code: 21703	County: Frederick
USGS Quadrangle(s): Buckeystown	
Property Owner: Danny and Madelle Tolbert Ta	x Account ID Number: 015486
Tax Map Parcel Number(s): 4 Tax Map Number:	85 3.44 Acs,
Project: MD 351 from End of State Maintenance to Elmer Derr Rd. Agency:	Maryland State Highway Administration
Agency Prepared By: Maryland State Highway Administration	
Preparer's Name: Stephanie Foell	Date Prepared: 06/26/2006
Documentation is presented in: Maryland Inventory of Historic Properties Form for	r F-1-180
Preparer's Eligibility Recommendation: X Eligibility recommended	Eligibility not recommended
Criteria: A B X C D Considerations: A B	CDEFG
Complete if the property is a contributing or non-contributing resource to	a NR district/property:
Name of the District/Property:	
Inventory Number: yes	Listed: yes
ite visit by MHT Staf yes X no Name:	Date:
Description of Property and Justification: (Please attach map and photo) The Schaeffer-Zimmerman House is an exceptional local example of Queen Anne sty	de architecture in Frederick County Located
in the Buckeystown vicinity, the residence was built circa 1880.	the distinction in Frederick County.
The Schaeffer-Zimmerman House was documented on a detailed Maryland Inventory	of Historic Properties (MIHP) form in 1993
and remains intact to the description that was completed then. The property also has	four extant outbuildings: a summer kitchen
that is now attached to the main house; a meathouse; hog barn; and stable. All were a not be accessed as part of the present survey.	also documented on the 1993 form, but could
The landscape of the property was not described in the 1993 form, with the exception	of the English walnut tree (Juglans regia)
that is located in front of the residence. The tree is listed as a 2005 Big Tree Champi	on by the Maryland Department of Natural
Resources. The residence and outbuildings are set back substantially from Ballenger buildings on the parcel preserves the original setting. A driveway leads to the house	
trees. Mature evergreens are interspersed throughout the lawn, which consists of flat	, grassy panels. Evergreen foundation
plantings are neatly pruned around the base of the house. The parcel of land is three	acres in size.
MARYLAND HISTORICAL TRUST REVIEW	
Eligibility recommended X Eligibility not recommended	
Criteria: A B X C D Considerations: A	BCDEFG
MHT Comments:	E
\rightarrow \sim \sim	1 3
Jan Jan Guerro	8/4/06
Reviewer, Office of Preservation Services	Date
Reviewer, National Register Program	Date

Page 2

The property is exceptionally well maintained. Both the buildings and landscape are in excellent condition.

History

The history of the Schaeffer-Zimmerman House is well documented on the Maryland Inventory of Historic Properties form. Located in the Buckeystown vicinity, the residence was likely built by local contractor and builder William C. Shaeffer circa 1880. After his death in 1887, his brother Newton Schaeffer assumed control of his business and constructed many houses with similar design components within the boundaries of the Buckeystown Historic District (F-1-29). One area for additional investigation listed in the MIHP form was the possibility that the house had been used as a store at some point in its history. The source of the information was local tradition. Additional research did not yield a definitive answer to the statement.

Significance

The Schaeffer-Zimmerman House is eligible for listing in the National Register of Historic Places as an example of Queen Anne style architecture in a rural area of Frederick County.

The Schaeffer-Zimmerman House is not eligible under Criterion A. It is not the site of any significant historic events in Frederick County.

The property is not eligible under Criterion B. Although the house was likely built by William A. Schaeffer, a local builder, his brother, Newton, was likely the more prominent citizen and builder. Newton led the brothers' company after William's death and was responsible for building many Victorian-era homes within the Buckeystown Historic District (F-129). Furthermore, William only resided at this home for approximately six years before his death. Therefore, the property is not associated with a significant person and is not eligible under Criterion B.

The Schaeffer-Zimmerman House is eligible for listing in the National Register of Historic Places. It is eligible under Criterion C as an example of Queen Anne architecture in rural Frederick County. Although the windows have been replaced, the distinct asymmetrical Queen Anne massing remains intact and is a character-defining feature. The picturesque roofline; use of various cladding materials such as shingles; porch with turned balusters; and scroll-sawn ornamentation are also exemplary features of the Queen Anne style.

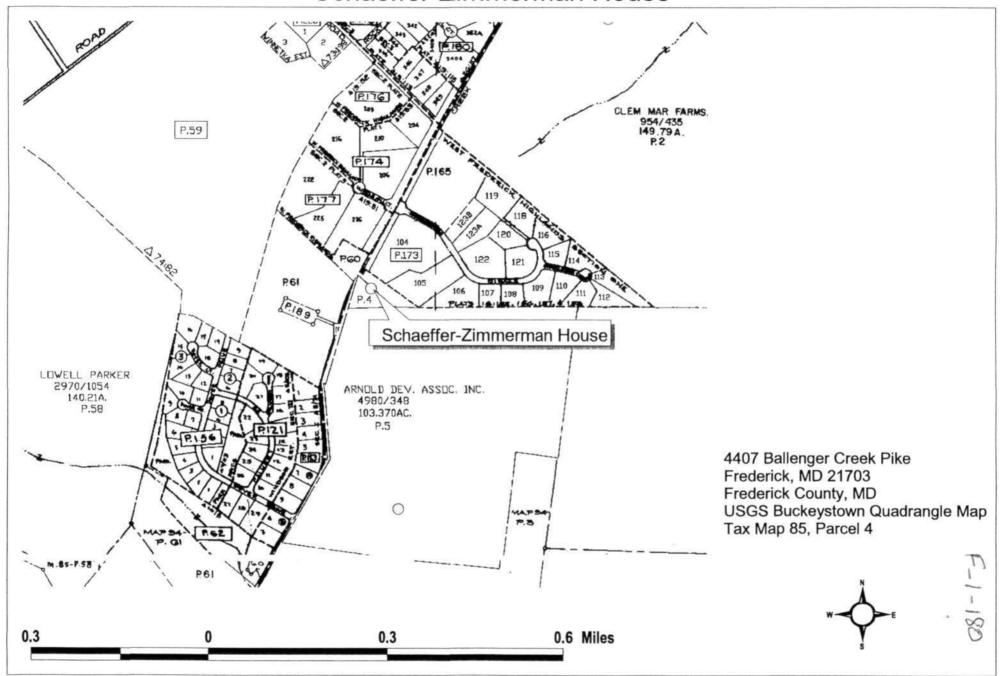
The property was not evaluated for eligibility under Criterion D as part of the current study.

The Schaeffer-Zimmerman House has undergone some alterations since its original construction. Most notably, the original windows have been replaced and the summer kitchen has been attached to the main residence. Otherwise, the property retains high degrees of integrity of location, design, setting, materials, association, workmanship, and feeling.

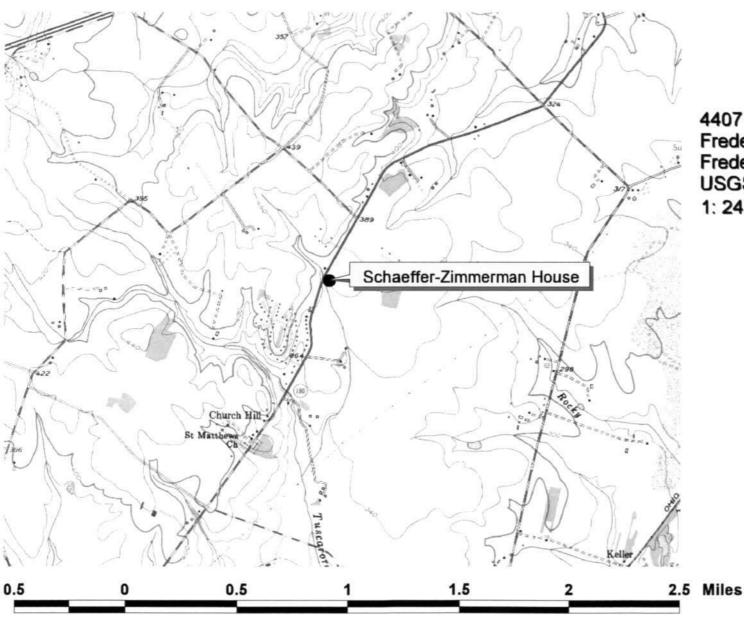
The National Register boundaries for the Schaeffer-Zimmerman House coincide with the current legal boundaries of the property. The open setting and landscape features relate directly to the integrity and significance of the property.

Eligibility r	recommend	led		Elig	gibility not recommend	led						
Criteria:	A _ ments:	_В_	C _	D	Considerations:	A	B	C -	D	E	F	G
,												
_	Reviewe	r, Office	e of Pres	ervatio	n Services	-		Date			-	

F-1-\(\begin{aligned}
\Pi & \text{Schaeffer-Zimmerman House} \end{aligned}



F-1-**9**80 Schaeffer-Zimmerman House



4407 Ballenger Creek Pike Frederick, MD 21703 Frederick County, MD USGS Buckeystown Quadrangle 1: 24,000

W E S

F-1-180



F-1-180 Schaeffer - Zimmer man House Frederick Co, MD S. Foell 5/2006 0-4019 N-4019-0018 U-1 MD SHPO View to the northeast RETOUCH1:



F-1-180 Schaeffer-Zimmerman House Frederick Co , MD S. Foell 5/2006 0-4019 N-4019-0017 U-1 MDSHPO liew to the northeast RETOUCH1,



F-1-180 Schaeffer-Zimmerman House Frederick Co., MD S. Foell 5/2006 0-4019 N-4019-0016 U-1 MD SHPO View to the east RETOUCH1:

The Schaeffer-Zimmerman House is a two-story frame house with a gable projection and a corner turret with german siding and shingled gables built about 1880. The original two-room main section has a two-story rear wing and a recently completed modern addition which linked a formerly free-standing frame summer kitchen to the main house. Other outbuildings include a meathouse and a former hog barn and a stable. The house is significant for the picturesque combination of Queen Anne and Stick style features, which include the two prominent corner elements of the main facade, the shingled gables and turret upper section, the scroll-sawn gable ornament and the rather narrow vertical massing of the main section. The house was probably built by William C. Schaeffer (died 1887), a contractor and builder of the Buckeystown area whose brother Newton R. Schaeffer took over the business at William's death and was largely responsible for many of the houses in the Buckeystown Historic District (F-1-29), most of which echo the features of the Schaeffer-Zimmerman House on a The house was owned by the Zimmerman family from 1902 to 1981 larger scale. and, according to local tradition, a store was operated in the house in the early 20th century.

F-1-180 Schaeffer-Zimmerman House Buckeystown vicinity Frederick County

HISTORIC CONTEXT:

MARYLAND COMPREHENSIVE HISTORIC PRESERVATION PLAN DATA

Geographic Organization: Piedmont (Harford, Baltimore, Carroll, Frederick, Howard, Montgomery Counties, and Baltimore City)

Chronological/Development Period: Industrial/Urban Dominance, A.D. 1870-1930

Prehistoric/Historic Period Themes
Architecture, Landscape Architecture, Community Planning

Resource Type:

Category: Building

Historic Environment: Rural

Historic Function & Use:

Domestic/single dwelling/residence Domestic/secondary structure/kitchen Agriculture/subsistence/animal facility/barn Agriculture/subsistence/agricultural outbuilding

Known Design Source: None

MARYLAND INVENTORY OF

Survey No. F-1-180

Magi No.

state

DOE yes x no

Maryland Historical Trust State Historic Sites Inventory Form

pository for survey records

city, town

1. Name (indicate pref	erred name)		
historic Schaeffer-Zimmerman Ho	ouse		
and/or common			
2. Location			
street & number 4407 Ballenger Cr	reek Pike		_ not for publication
city, town Buckeystown	× vicinity of	congressional district	ith
state Maryland	county	Frederick	
3. Classification			
Category Ownership district public building(s) private structure both site Public Acquisition in process being considered not applicable	X occupied unoccupied work in progress Accessible X yes: restricted yes: unrestricted	Present Use agriculture commercial educational entertainment government industrial military	museum park x private residence religious scientific transportation other:
4. Owner of Proper	ty (give names an	d mailing addresses	of <u>all</u> owners)
name Danny L. and Madelle G	G. Talbert		
street & number 4407 Ballenger Cr	reek Pike	telephone no	.:
city, town Frederick	state	and zip code MD 2	21701
5. Location of Lega	l Description	n	
courthouse, registry of deeds, etc. Fred	derick County Court	house	liber 1247
street & number 100 W. Patrick St	reet		folio 508
city, town Frederick		state	MD 21701
6. Representation i	n Existing	Historical Surve	eys
title			
date		federal state	countyloca

7. Description

Survey No. F-1-180

Condition × excellent	deteriorated	Check one unaltered	Check one X original site
good fair	ruins unexposed	_X_ altered	moved date of move

Prepare both a summary paragraph and a general description of the resource and its various elements as it exists today.

CONTRIBUTING RESOURCE COUNT: 5

The Schaeffer-Zimmerman House is a two-story frame vernacular dwelling with elements of the Queen Anne and Stick style in its exterior finishes, built about 1880 on the east side of Ballenger Creek Pike (Md. 180) about 1/4 mile south of the South Renn Road intersection near Buckeystown, Frederick County, Maryland. The house has been recently altered with a large two-story frame addition on the northeast corner which linked an originally free-standing summer kitchen to the house. The other contributing outbuildings are a frame meathouse, a hog barn, and a stable, all dating from about the same period as the house. Dates for the buildings were estimated from architectural details, land records, and local historical maps.

The house has a two-room main section with a two-story rear wing extending from The modern addition adjoins this wing on the northeast and the northeast corner. bridges the gap between the wing and the summer kitchen. The principal elevation faces west and has two bays dominated with a projecting gable and a corner turret. The exterior of the house is covered with german siding and the gable faces on the west, north, and south and the polygonal upper section of the turret are covered with patterned wood shingles. The roof is standing seam metal, except the roof on the turret, which was originally slate, but was recently replaced with composition The corner angles on the exterior are defined by vertical posts roofing material. which are given further emphasis by the current paint scheme, a gray ground wit white on the trim features. The gable on the west elevation has an arched 1/1 attic window and the projecting eaves have a scroll-sawn ornament at the peak. Simple boxed ogee consoles are on each of the gables. The west elevation has a one-story The first story of the west elevation has a center porch with turned columns. entrance flanked by polygonal bays. The windows are 1/1 with louvred shutters. The south elevation of the main section has no door is a modern replacement. openings and the north elevation has an off-center single bay. The south side of the rear wing has an integral two-story porch with a plain horizontal railing on the The first story has a modern three-part window upper level and square posts. flanking the glazed panel rear door. An interior end chimney rises at the east end of the wing. The eaves of the porch have a small serpentine bargeboard.

The interior of the house has been much altered, but retains its original molded door and window trim with corner blocks. The plaster ceilings are new and the walls are covered with wallboard and wallpaper. The main section's two main rooms are linked by a wide arch and the south room is the stair hall, with a paneled staircase of turned balusters terminated by a square paneled newel topped by a small urn finial. According to Mrs. Tolbert, the current owner, a previous owner from the Zimmerman family operated a store in the front part of the house, although the dates of this use are not clear. This could account for the small size and simple plan of the house, which could have been a pre-1880 building that was enlarged and remodeled for residential use. However, historical maps of 1858 and 1873 indicate that a residence was on or near the site, so the commercial use could just as likely have occurred in the early 20th century with the house in its current exterior appearance. The rear wing has been extensively remodeled into a large kitcher

Period prehistoric 1400–1499 1500–1599 1600–1699 1700–1799 1800–1899 1900–	Areas of Significance—C		ilterature military music philosophy politics/government	religion science sculpture social/ humanitarian theater transportation other (specify
Specific dates	C. 1880	Builder/Architect New	ton R. Schaeffer, buil	lder
а	nd/or	B _xCD ABCD	E F G	

F-1-180

Survey No.

8. Significance

Prepare both a summary paragraph of significance and a general statement of history and support.

Level of Significance: national state xlocal

The Schaeffer-Zimmerman House is significant for the architecture of the house, displaying elements of both the Queen Anne style and the Stick style in its exterior massing and surface treatments. The unmatched main elevation features of a projecting gable and a polygonal corner turret are often found in Queen Anne houses, built principally between 1880 and 1915. Other Queen Anne characteristics are the patterned shingle surfaces, gable ornaments, and prominent porches. These features are also often found in Stick style buildings. The principal Stick style elements are the corner vertical framing members and the highly vertical massing of the The house was most likely built by William C. Schaeffer about 1880 on the Schaeffer family property which had been in their possession since the early 19th The 1858 and 1873 maps show that a structure was on or near the site of the present house, possibly an earlier residence. Land records of 1880 transactions refer to two adjoining parcels, the boundary passing through a house existing on the It is not clear whether this was an earlier building or the extant house. Newton R. Schaeffer (born 1853) entered the carpentry and building business of his brother William C. Schaeffer in Buckeystown in 1881 and took over the business at William's death in 1887. The two Schaeffers, particularly Newton, were responsible for many of the highly picturesque houses in the Buckeystown National Register District (F-1-29). It is probable that William built the extant house just prior to Newton's joining the business and, after William died, Newton carried on building in much the same style as William had done, using many of the features found on the Schaeffer-Zimmerman House in his Buckeystown houses. In 1902, Newton Schaeffer sold the property to Caroline H. Zimmerman. It was under the Zimmerman ownership, which lasted until 1981, that the possible use of the house as a store may have occurred. The source of this information is local tradition and should be further explored to clarify both the architectural and historical significance of the property.

Major Bibliographical References

Survey No.

Bond, Isaac. Map of Frederick County, 1858. Land Records of Frederick County Titus, C.O. Atlas of Frederick County, 1873. Tolbert, Mrs. Danny L., personal interview, April 27, 1993 (Continued on separate sheet)

10. Geographical Data

Acreage of no	ominated property	3.4 acres				
Quadrangle r	name Concurrent	with Tax Map	85, Parcel 4	Q	uadrangle	scale
UTM Referen	ces do NOT comp	lete UTM refer	rences			
A	asting Nor	thing	B Zone	Easting	السا	Northing
с 📖 📙	يا ليبليا	لتبليل	D		الب	
E L			F LL		الب	
G L L	با لينانا		н 🔟	Ш	الب	
Verbal bour	dary description a	nd justification				
	CONTRACTOR SERVICES CONTRA					
Concurrent	with Tax Map 8	5, Parcel 4				
List all state	es and counties fo	properties over	lapping state or o	ounty bou	ndaries	
state		code	county			code
state		code	county			code
11. F	orm Prepa	ared By				
name/title	Janet L. Davis	, Historic Sit	ces Surveyor			
organization	Frederick Coun	ty Planning &	Zoning Dept.	date May	1993	
street & numb	per 12 E. Churc	h Street	9	telephone	696-29	58
city or town	Frederick			state MD	21701	

The Maryland Historic Sites Inventory was officially created by an Act of the Maryland Legislature to be found in the Annotated Code of Maryland, Article 41, Section 181 KA, 1974 supplement.

The survey and inventory are being prepared for information and record purposes only and do not constitute any infringement of individual property rights.

return to:

Maryland Historical Trust Shaw House 21 State Circle

Annapolis, Maryland 21401

(301) 269-2438

MARYL DHCP/DHCL 100 COMMUNITY PLACE CROWNSVILLE, MD 21032-2023 -514-7600

Schaeffer-Zimmerman House Frederick County

7.1 Description (Continued)

during which the formerly closed-off kitchen fireplace was revealed although not restored. One of the most intriguing features in the house is a decorative wall shelf on the second floor of the rear wing, a molded narrow shelf with a graduated shield-shaped plaque centered by a corner block. The shelf may cover a stove pipe opening in the wall which is tongue-and-groove panels concealing a closet in which the stove pipe opening is visible.

Summer kitchen: The originally free-standing summer kitchen is a one-story frame building connected to the modern link at the northwest corner where a doorway has been cut through. The exterior is covered with german siding and an interior brick chimney is located on the north gable end. The roof is covered with standing seam metal. The west elevation has a single glazed panel door flanked by a 6/6 window. Another 6/6 window is located in the south elevation. The summer kitchen is currently used as an office and a narrow stair leads to the loft or attic above the single room.

Meathouse: The small frame meathouse is located south of the summer kitchen. It has a square plan with german siding and a corrugated metal roof. A 6/6 window is located on the east elevation and a vertical tongue-and-groove door is on the north elevation.

Hog barn: The frame hog barn is a rectangular structure located just east of a non-contributing shed. It has vertical siding and a corrugated metal roof. A low door on the south elevation and a vertical board door on the north elevation to a feed aisle reveals the original use of the building. The west gable end has an upper level door to the feed storage area. The lower walls of the building are battened, while the feed storage space has open joints between the siding boards.

Stable: The fourth outbuilding was identified by Mrs. Tolbert as a stable, but its original use is unclear. It is a one-story frame rectangular structure located east of and at an angle to the hog barn. It has board and batten siding and a corrugated metal roof. The southeast elevation and west gable end have 3/3 windows and a vertical board door is located at the southwest corner. The building has some characteristics of a chicken house, but none of the typical features such as a band of south-facing windows.

State champion black walnut tree: Although not included in the contributing resource count, a large black walnut tree located on the property east of the buildings has been identified as a potential State champion of its type for the year 2000.

Schaeffer-Zimmerman House Frederick County SURVEY No. F-1-180

9.1 Bibliography (Continued)

Williams, T.J.C., and Folger McKinsey. <u>History of Frederick County</u>, 1910. Reprinted Baltimore: Regional Publishing Co., 1979; 1105-1106.

4407 Bællenger Creek Pekl

Lot Size, Description, Other Information, Original Tracts

Grantee	Grantor	Other Information, Original Tracts	Cost	Miscellaneous
Danny L. 4 Madelle Sott Tolbert	Lenneth M. + Lava K. Burdette	30.1R., 30/4b. P.1:10., 22.12b. P.2:10.22.13/4b.		
Kenneth M. 4 Lawa K. Burdette	2 (31)	3 a. 1 R. 30 1/4 f.	#40,000	
+ Julia C.	& Thereso J. Mat.	heas		
Charlesme C. mathias et		U -		
Lester C. Zemmer	John D. 4 Ethel E. Horine	2 contiguous pairels 3 a. 12. 30 1/4 f.		
John D. & Ethel & House	arthur + Mande 3. Hoffmaster			
Mauge 3. Hoffmaster (Jornelly Maude	Thomas H. a. Zimmernar a. Zimmernar			
Cardene H.	newton R. +	2) JWLC 1/191 Sirst described metes & bo bresent devolling soa	sto contre	in theel of the
		Second described parcel house to contain 4 of	al in the N 4 = 2/154, 20 meles & les the rooms	June 1880 einels passer through situated in S. E.
		when of acceeding, for.	2001/8/14	P.=Ar 2/155
	Danny L. 4 Madelle Statt Jalbert Kenneth M. 4 Rawa K. Budette Lester C. Zimmuna 4 Julia C. Jimmuna, his o Charles McC. Mathias et Lester C. Zimmer Manales McC. Matheway et Manales J. Hoffmaster (formerly Mande Caroline H.	Denny L. + Madelle Sott Lava K. Budette Solbert Lava K. Budette Renneth M. Julia Catheune Franca K. Zimmerman Lester C. Zimmuna Charles McC. Frilia C. Zimmerman, his daughter. Charles McC. Mathias et Man, midouer Lester C. Zimmer John D. + Ethel man Lester C. Zimmer John D. + Ethel E. Horine Toffmaster Maugle Z. Hoffmaster Lormer J. Manuale Z. Hoffmaster Cardenl H. Meuton R. + Minnmerman, Clipaleth C.	Danny L. + Venneth M. + 30. 18., 30 1/4 p. Madelle Statt Lava R. Burdetta P. 1: 10, 22. 12 p. Zenneth M. Julia Catherna 30. 12. 30 1/4 p. Renneth M. Julia Catherna 30. 12. 30 1/4 p. Lester C. Jimmer Chorles Mc Lester C. Zeinmouner Lester C. Jimmer Chorles Mc Houses J. Matheis Demmerman his daughter. Charles Mc C. Lester C. Jimmer Mathias Charles Mc C. Jester C. Jimmer Mathias Rester C. Zemmer John D. + Ethel 2 contiguous parsels man Lester C. Jimmer John D. + Ethel 2 contiguous parsels man John D. + Certhur + 30. 12. 30 1/4 p. John D. + Certhur + Mande 3: Another Mande 3: Another Mande 3: Another Mande 3: Another Mande 4. Zemmerman Cardenl H. Meuton R. + DWBT + 1/481 Dismourles of Flormas Lehaefber Specent Rescribed metes the greent Rescribed metes the green Rescribed metes the greent Rescribed metes the green Rescribed meter Rescribed meters the green Rescribed meters the gr	Danny L. + Yenneth M. + 3 Q. 1 R., 30 1/4 f. Madelle Sott Lava R. Bendette P. 1: 10, 22. 12 f. Solvert Kenneth M. Julia Catheune 3 Q. 1 Q. 30 1/4 f. #40,000 + Kawa R. Jimmeman 3 Q. 1 Q. 30 1/4 f. #40,000 + Kawa R. Jimmeman Charles McC. Sendette Sum pentitenant of Lester C. Zeinmanner Lester C. Jemmen Charles McC. Mortheas et Mary midouer Charles McC. Mortheas et Mary midouer Lester C. Zemmer John D. + Etlel 2 contiguous paisels man Lester C. Jemmer John D. + Etlel 3 Q. 1 Q. 30 1/4 f. John D. + Corthur + Ethel C. House Mande 3: Aoffinister Maude 3: Mander J. M

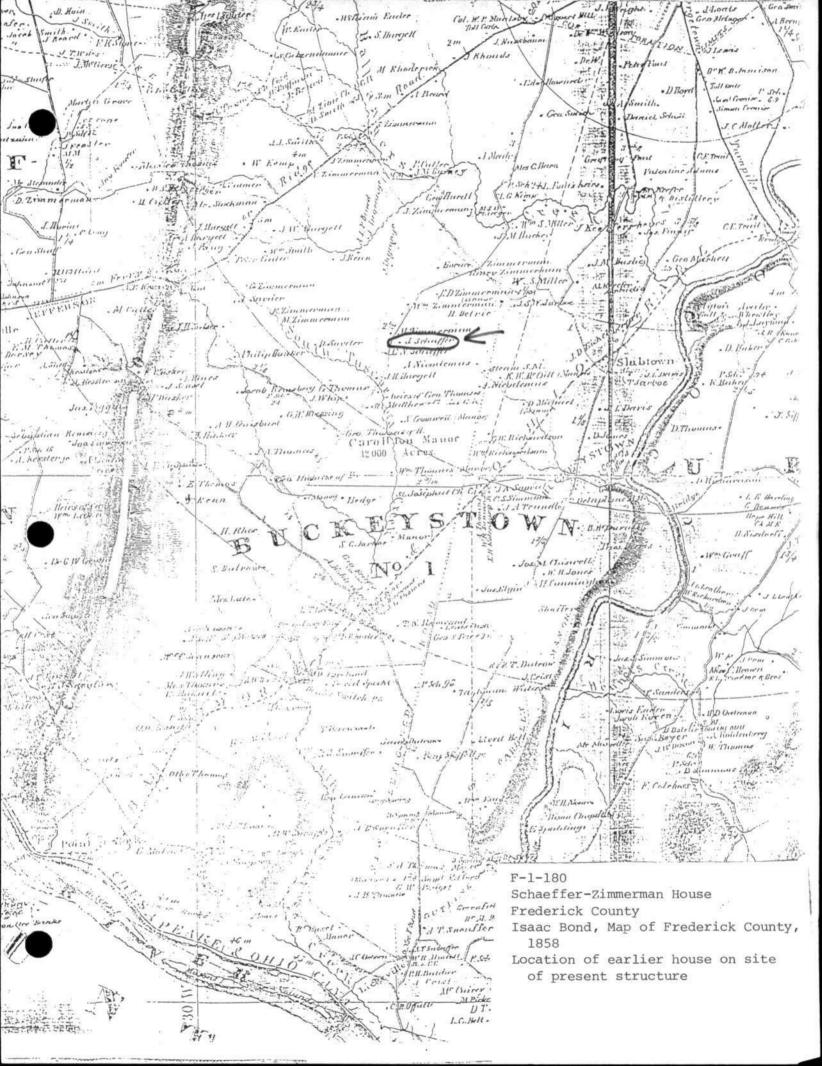
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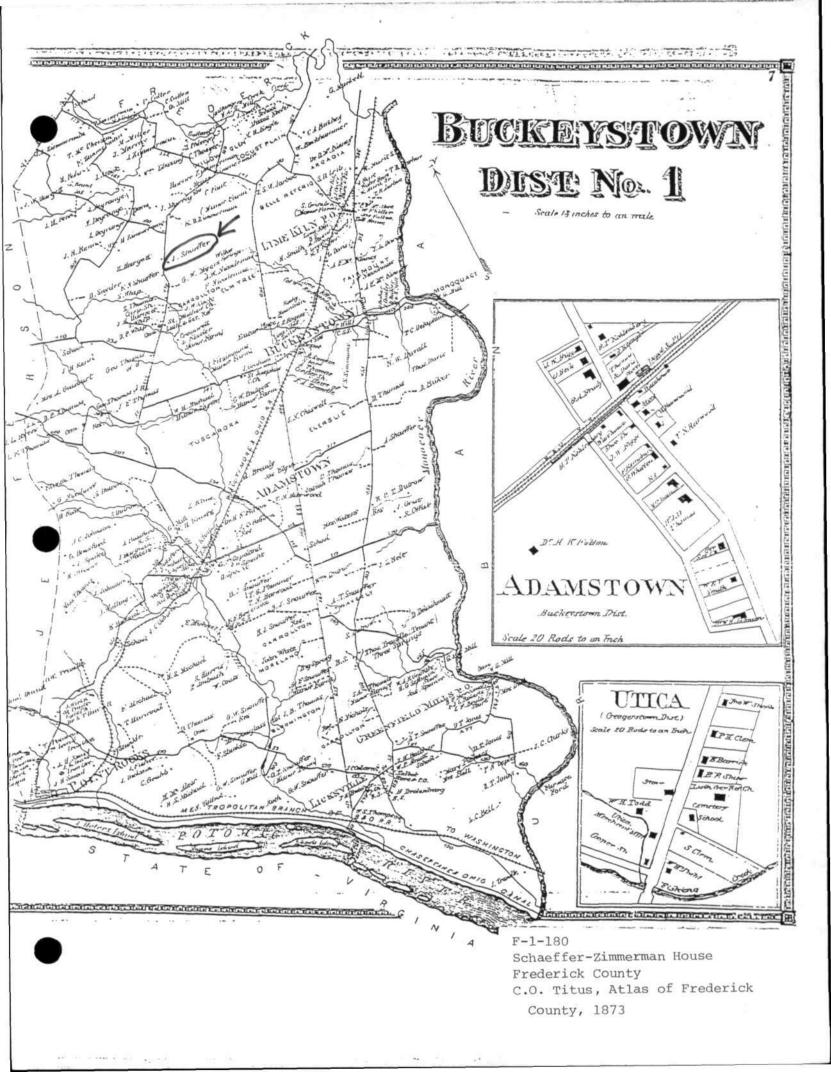
4497 B.C. Pike p. 2

Lot Size, Description, Other Information, Original Tracts

Liber/Folio	Grantee	Grantor	Original Tracts	Cost	Miscellaneous
WBT 4/480 21 Mov 184	John Shake	Nom . H . 4 Mar Zemmerman	Lot # 7 Cy Carrollton 4 The addition to Carrolle	#136.99	
JWLC4/91 18 Jan 1864 (11 Remorate)	John H. Schaeeff	George W. Mayers elund	unlocated deed, although index lists this ref		
AF2/155 13 apr1880	Newton L. Schaeffer	John H. 7 Sarah a. Schaeffer u John H. 7	ewith same description of lines passing through existing dwelling 5 E s.	#800	
AF 2/154 13 apr 1800	Win . C. Schaef	u John H. + Saish a. Schaelber	N W end	#700	
					5

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and Out of NEWAY UNITED STATES DEPARTMENT OF THE INTERIOR FREDERICK 3 2.1 MI. TO U GEOLOGICAL SURVEY 77°30′ 39°22′30″+8 1288 27'30" 1 287 Ball. -300= 13591) 4358 I St Matshey 4357 Buckeyst Stag 20' F-1-180 Schaeffer-Zimmerman House Frederick County USGS Buckeystown, Md.-Va. 1:24000 385[×]

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F-1-180 Schaeffer- Zimmerman House Frederick County Photo: Janet Davis April 1993 Neg. loc.: Md. SHPO, Crownsville, Md. West elevation



F-1-180 Schaeffer-Zimmerman House Frederick County Photo: Janet Davis April 1993 Neg. loc.: Ald. SHPO, Crownsville, And Northwest corner view



F-1-180 Schaeffet-Zimmerman House Frederick County Photo: Janet Davis April 1993 Neg. loc. : Md. SHPO, Crownsville, 11 d. Southwest corner view with summer kitchen and meathouse



F-1-180 Schaeffer-Zimmerman House Frederick County Photo: Jonet Davis April 1993 Neg. loc.: Md. SHPO, Crownsulle, Md. Main Stoircase 4/5



F-1-180 Schaeffer-Zimmerman House Frederick County Photo: Janet Davis April 1993 Neg. loc .: Md. SHPO, Crownsville, Md. Wall ornament, 2nd floor of reat wing